

060.0

0006

0002.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

830,300 /

830,300

USE VALUE:

830,300 /

830,300

ASSESSED:

830,300 /

830,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
64		WESTMINSTER AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: FITZGERALD SEAN TIMOTHY

Owner 2: FITZGERALD LEANNE

Owner 3:

Street 1: 64 WESTMINSTER AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: TODISCO JOSEPH A/ TRUSTEE -

Owner 2: FITZGERALD LEANNE/ TRUSTEE -

Street 1: 64 WESTMINSTER AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 7,051 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1985, having primarily Vinyl Exterior and 2199 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 5	- Cape			Full Bath: 3	Rating: Very Good												
Sty Ht: 1T	- 1 & 3/4 Sty			A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 1 - Concrete				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath:	Rating:												
Prime Wall: 4 - Vinyl				A HBth:	Rating:												
Sec Wall: 8 - Brick Veneer 12%				OthrFix:	Rating:												
Roof Struct: 1 - Gable				OTHER FEATURES													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good												
Color: WHITE				A Kits:	Rating:												
View / Desir:				Fpl: 2	Rating: Good												
GENERAL INFORMATION				WSFlue:	Rating:												
Grade: C - Average				CONDOS INFORMATION													
Year Blt: 1985	Eff Yr Blt:			Location:													
Alt LUC:	Alt %:			Total Units:													
Jurisdct: G4	Fact: .			Floor:													
Const Mod:				% Own:													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL:	STD			Phys Cond: GD - Good	12.	%	Exterior:	No Unit	RMS	BRS	FL	25	TQS	FFL	FFL		
Prim Int Wall:	1 - Drywall			Functional:			Interior:	1	7	3	M	26	LLV	WDK	WDK		
Sec Int Wall:			%	Economic:			Additions: 2002					15	WDK	LLV	WDK		
Partition: T - Typical				Special:			Kitchen:					11			11		
Prim Floors: 4 - Carpet				Override:			Baths:					15			4		
Sec Floors:				Total:	12.4	%	Plumbing:					11			4		
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:				4	WDK	LLV	WDK		
Subfloor:				Basic \$ / SQ: 105.00				Heating:				44	7	2	44		
Bsmnt Gar: 2				Size Adj.: 1.26073146				General:				25	TQS	FFL	FFL		
Electric: 3 - Typical				Const Adj.: 0.99356401				Totals	1	7	3	25	FFL	BMT	13		
Insulation: 2 - Typical				Adj \$ / SQ: 131.525							24	1	6	24			
Int vs Ext: S				Other Features: 134000							FFL			FFL			
Heat Fuel: 2 - Gas				Grade Factor: 1.00													
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100				LUC Factor: 1.00													
Solar HW: NO				Adj Total: 468344													
% Com Wall:				Depreciation: 58075				Juris. Factor: 1.00	Before Depr: 131.52								
				Deprecated Total: 410269				Special Features: 0	Val/Su Net: 109.12								
								Final Total: 410300	Val/Su SzAd: 238.65								
MOBILE HOME				Make:			Model:			Serial #:			Year:	Color:			
SPEC FEATURES/YARD ITEMS				PARCEL ID 060-0-0006-0002.A													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N Total Yard Items: Total Special Features: Total:																	


